

SHEET INDEX TABLE	
SHEET	Description
SP	Site Plan
ALTA	ALTA Survey
PP	Preliminary Plat
SW	Preliminary Sanitary Sewer & Watermain Plan
SS	Preliminary Storm Sewer Plan
GP	Preliminary Grading Plan
EC	Preliminary Erosion Control Plan
TS	Tree Survey

Notes:
Parcels: +/- 6,700,560 sf (153.82 acres)

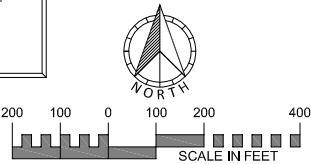
Lot Count: 313 + 1 Amenity Lot
Rowhomes- 67
55' Lots - 105
65' Lots - 89
75' Lots - 52

Setbacks
Fysb - 25 ft
Sysb - 7.5 ft
Rysb - 30 ft
Corner sb - 20 ft

Rowhomes - 25' Setback from ROW
25 ft from curb
20' bld to bld

60' ROW (34' b-b street)
60' CDS ROW Radius (41.0 ft radius street)

PREPARED BY	PREPARED FOR
ENGINEER SATHRE-BERGQUIST, INC. 14000 25TH STREET NORTH SUITE 120 PLYMOUTH, MN 55447 PHONE: (952) 476-6000 FAX: (952) 476-0104 CONTACT: ROBERT S. MOLSTAD, P.E. EMAIL: MOLSTAD@SATHRE.COM	DEVELOPER LAKESHORE PRESERVE DEVELOPMENT, INC. 10850 OLD COUNTY RD 15, SUITE 200 PLYMOUTH, MN 55441 CONTACT: JAKE WALESCH PHONE: (612) 749-1360 EMAIL: JAKE@JAKEWALESCH.COM



DRAWING NAME	NO.	BY	DATE	REVISION
RIVERVIEW	1	EMW	2/8/2022	CLIENT COMMENTS
DRAWN	2	MLV	4/12/2022	CITY COMMENT REVISIONS
ERJ				
CHECKED				
RSM				
DATE				
02/04/2022				

USE (INCLUDING COPYING, DISTRIBUTION, AND/OR CONVEYANCE OF INFORMATION) OF THIS PRODUCT IS STRICTLY PROHIBITED WITHOUT SATHRE-BERGQUIST, INC.'S EXPRESS WRITTEN AUTHORIZATION. USE WITHOUT SAID AUTHORIZATION CONSTITUTES AN ILLEGITIMATE USE AND SHALL THEREBY INDEMNIFY SATHRE-BERGQUIST, INC. OF ALL RESPONSIBILITY. SATHRE-BERGQUIST, INC. RESERVES THE RIGHT TO HOLD ANY ILLEGITIMATE USER OR PARTY LEGALLY RESPONSIBLE FOR DAMAGES OR LOSSES RESULTING FROM ILLEGITIMATE USE.

I HEREBY CERTIFY THAT THIS PLAN OR SPECIFICATION WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY REGISTERED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MINNESOTA.

Robert S. Molstad
ROBERT S. MOLSTAD, P.E.
Date: 02/04/22 Lic. No. 26728



SATHRE-BERGQUIST, INC.
14000 25TH AVENUE NORTH SUITE 120
PLYMOUTH, MN. 55447 (952) 476-6000

CITY PROJECT NO.
--
**ST. MICHAEL,
MINNESOTA**

PRELIMINARY SITE PLAN
RIVERVIEW PRESERVE
LAKESHORE PRESEVE DEVELOPMENT, INC.

FILE NO.
3120-080
SP
SP